

033.0

0004

0011.0

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED:  
USE VALUE:  
ASSESSED:Total Card / Total Parcel  
617,500 / 617,500  
617,500 / 617,500  
617,500 / 617,500

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
15		MARRIGAN ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: VIERBOOM LINDA ETAL/TRUSTEES	
Owner 2: SARKISIAN FAMILY IRREVOCABLE	
Owner 3: TRUST OF 2016	
Street 1: 15 MARRIGAN ST	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER
Owner 1: SARKISIAN JOSEPH -
Owner 2: SARKISIAN CATHERINE E -
Street 1: 15 MARRIGAN ST
Twn/City: ARLINGTON

St/Prov: MA	Cntry:
Postal: 02474	Type:

NARRATIVE DESCRIPTION
This parcel contains .103 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1946, having primarily Wood Shingle Exterior and 1484 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description %
Z R1 SINGLE FA 100
o water
n Sewer
Census: Electri
Flood Haz: Exempt
D Topo 1 Level
s Street
t Gas:

BUILDING PERMITS
Date Number Descrip Amount C/O Last Visit Fed Code F. Descrip Comment
11/24/2014 1594 Re-Roof 3,500

ACTIVITY INFORMATION
Date Result By Name
12/13/2018 MEAS&NOTICE CC Chris C
1/26/2009 Meas/Inspect 189 PATRIOT
3/21/2000 Inspected 270 PATRIOT
2/22/2000 Measured 264 PATRIOT
4/1/1992 PM Peter M

LAND SECTION (First 7 lines only)
Use Description LUC Fact No of Units Depth / Price Units Unit Type Land Type LT Factor Base Value Unit Price Adj Neigh Neigh Influ Neigh Mod Infl 1 % Infl 2 % Infl 3 % Appraised Value Alt Class % Spec Land J Code Fact Use Value Notes
101 One Family 4500 Sq. Ft. Site 0 64. 1.23 3

IN PROCESS APPRAISAL SUMMARY
Use Code Land Size Building Value Yard Items Land Value Total Value Legal Description
101 4500.000 262,300 355,200 617,500
Total Card 0.103 262,300 355,200 617,500 Entered Lot Size
Total Parcel 0.103 262,300 355,200 617,500 Total Land: Land Unit Type:
Source: Market Adj Cost Total Value per SQ unit /Card: 416.11 /Parcel: 416.11

User Acct
23101
GIS Ref
GIS Ref
Insp Date
12/13/18
12749!
PRIOR ID # 1: 23101
PRIOR ID # 2:
PRIOR ID # 3:
PRIOR ID # 1:
PRIOR ID # 2:
PRIOR ID # 3:
PRINT Date Time
12/29/21 21:58:39
LAST REV Date Time
02/16/21 14:30:13
mmcmakin
2749
ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:
Sign: VERIFICATION OF VISIT NOT DATA _____

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>															
Type:	5 - Cape			Full Bath:	1	Rating:	Average																				
Sty Ht:	1H - 1 & 1/2 Sty			A Bath:		Rating:																					
(Liv) Units:	1	Total: 1		3/4 Bath:		Rating:																					
Foundation:	2 - Conc. Block			A 3QBth:		Rating:																					
Frame:	1 - Wood			1/2 Bath:		Rating:																					
Prime Wall:	1 - Wood Shingle			A HBth:		Rating:																					
Sec Wall:		%		OthrFix:		Rating:																					
Roof Struct:	1 - Gable			<b>OTHER FEATURES</b>																							
Roof Cover:	1 - Asphalt Shgl			Kits:	1	Rating:	Average																				
Color:	BROWN			A Kits:		Rating:																					
View / Desir:				Fpl:	1	Rating:	Average																				
<b>GENERAL INFORMATION</b>				WSFlue:		Rating:																					
Grade:	C - Average			<b>CONDOS INFORMATION</b>																							
Year Blt:	1946	Eff Yr Blt:		Location:																							
Alt LUC:		Alt %:		Total Units:																							
Jurisdct:		Fact: .		Floor:																							
Const Mod:				% Own:																							
Lump Sum Adj:				Name:																							
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>															
Avg Ht/FL:	STD			Phys Cond:	GD - Good	18. %		Exterior:		No Unit	RMS	BRS	FL														
Prim Int Wal	2 - Plaster			Functional:		%		Interior:		1	8	3	M														
Sec Int Wall:		%		Economic:		%		Additions:																			
Partition:	T - Typical			Special:		%		Kitchen:																			
Prim Floors:	3 - Hardwood			Override:		%		Baths:																			
Sec Floors:		%		Total:		18.6 %		Plumbing:																			
Bsmnt Flr:	12 - Concrete			<b>CALC SUMMARY</b>				Electric:																			
Subfloor:				<b>COMPARABLE SALES</b>				Heating:																			
Bsmnt Gar:	1			<b>Rate</b> <b>Parcel ID</b> <b>Typ</b> <b>Date</b> <b>Sale Price</b>				General:																			
Electric:	3 - Typical			<b>WtAv\$/SQ:</b> <b>AvRate:</b> <b>Ind.Val</b>																							
Insulation:	2 - Typical			<b>Juris. Factor:</b> <b>Before Depr:</b> 147.00																							
Int vs Ext:	S			<b>Special Features:</b> 0																							
Heat Fuel:	1 - Oil			<b>Final Total:</b> 262300																							
Heat Type:	1 - Forced H/Air			<b>Val/Su Net:</b> 105.26																							
# Heat Sys:	1			<b>Val/Su SzAd:</b> 176.75																							
% Heated:	100	% AC:																									
Solar HW:	NO	Central Vac:																									
% Com Wal		% Sprinkled																									
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:		Color:															
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 033-0-0004-0011.0																							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value										
More: N	Total Yard Items:																										
	Total Special Features:																										
	Total:																										


